

AUG 5 3 17 PM '02

## WARRANTY DEED

BK 425 PG 549  
W.E. DAVIS CH. CLK.

THIS INDENTURE, made and entered into this 1st day of August, 2002, by and between **Brandon Wade and wife, April Wade**, party of the first part, and **Melissa G. Wood, unmarried**, party of the second part,

**WITNESSETH:** That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of Olive Branch, County of Desoto, State of Mississippi:

Lot 61, Section B, Country Village West, situated in Section 3, Township 2 South, Range 6 West, City of Olive Branch, Desoto County, Mississippi, as shown on plat of record in Plat Book 52, Page 41, in the Chancery Clerk's Office of Desoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to the party of the first part herein by Warranty Deed of record in Book 305, Page 367, in the Office of the Chancery Clerk of Desoto County, Mississippi.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, EXCEPT subdivision restrictions, building lines and easements of record in Plat Book 52, Page 42, in the Office of the Chancery Clerk of Desoto County, Mississippi; and 2002 City of Olive Branch and 2002 Desoto County real property taxes, liens, but not yet due or payable; and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according in their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

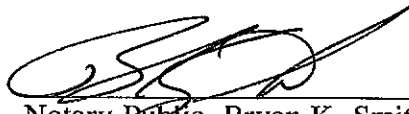
by *April Wade*  
*Brandon Wade* *April Wade*  
Brandon Wade, by April Wade April Wade  
his lawful Attorney-in-Fact

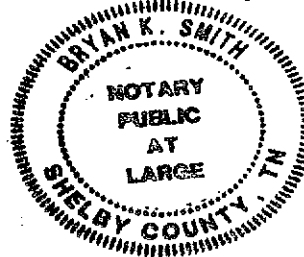
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STATE OF TENNESSEE  
COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared April Wade, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and who acknowledged that she executed and delivered the same as her free act and deed.

WITNESS my hand and Notarial Seal at office this 1st day of August, 2002.

  
Notary Public Bryan K. Smith



My Commission expires: September 1, 2004

STATE OF TENNESSEE  
COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared April Wade, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in the foregoing instrument, and who, upon oath, acknowledged that she is the lawful Attorney-In-Fact of Brandon Wade, and who further acknowledged that being duly authorized she executed and delivered the foregoing instrument for the purposes therein contained by signing the name of Brandon Wade by herself as such Attorney-In-Fact.

WITNESS my hand and Notarial Seal at office this 1st day of August, 2002.

  
Notary Public Bryan K. Smith



My Commission expires: September 1, 2004

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Property Address:

5841 Blocker Street  
Olive Branch MS 38654

Property Owner:

Melissa G. Wood  
5841 Blocker Street  
Olive Branch MS 38654  
Phone No.: N/A

Ward, Block & Parcel Number:  
2062-0308.0-00061.00

Mail tax bills to: (Person or Agency responsible for payment of taxes)  
Melissa G. Wood  
5841 Blocker Street  
Olive Branch, MS 38654

Grantor's Address:

Brandon Wade and April Wade  
1119 Hushaw Ave.  
Chillicothe, TN 37615  
Phone No.: N/A

Mail tax bills to: (Person or Agency responsible for payment of taxes)  
Melissa G. Wood  
5841 Blocker Street  
Olive Branch, MS 38654

Indexing Instructions:

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